

## CAPITAL IMPROVEMENT PLAN

Town of Appleton  
Appleton, Maine 04862  
January, 2005

### OVERVIEW

At the June 19, 2004 Annual Town Meeting the voters of Appleton voted to establish a Capital Improvement Plan Committee to prepare a five year Capital Improvement Plan. This plan is to identify capital expenditures needed to be made by the Town and includes proposed methods for paying. The result of the town meeting vote establishing the Committee is as follows:

Article 33. On an amended motion the Town voted to authorize the Selectmen to establish a Capital Improvement Plan Committee to prepare a five year Capital Improvement Plan identifying capital expenditures needed to be made by the Town and including proposed methods of paying for these identified improvements. Such a Plan, to be completed by April 1, 2005, which would identify necessary safety upgrades and maintenance of Town-owned buildings and property and would make provisions for Town ordinances designed to manage growth. Such a Plan, to be presented to the Town at the next annual town meeting.

Appleton's 1992 Comprehensive Plan was found to have several deficiencies. One objection/recommendation in the findings of the Economic and Community Development Office of Comprehensive Planning, dated November 8, 1991, is as follows:

"The Plan must include a Capital Investment Plan which identifies needed improvements, estimating costs, establishing a schedule and method for financing such improvements, and choosing priorities among identified needs."

In approving this Capital Improvement Plan, the Town indirectly corrects a deficiency in the original Comprehensive Plan, making the updated Comprehensive Plan one step closer to completion in 2005. The committee recommends that the charge in Article 33 to 'make provisions for Town ordinances designed to manage growth' be addressed by the Comprehensive Plan Committee and then implemented by the Planning Board, and that this committee concentrate on deficiencies in the original plan.

For the purposes of this Committee, town needs were separated into four major categories, representing the four major operational divisions of the Town; Municipal, Schools, Roads & Bridges and Fire Department.

Priority of need is indicated by the time-frame given to commence upgrade/purchase. For example, a bridge listed with a 2-3 year time-frame would have priority over a culvert estimated to need repair in 5-10 years.

The Committee wishes to point out that approval by the voters of this Plan does not in itself raise or appropriate the itemized funds in any category, nor does it mandate the approval of these funds at a later date. All expenditures listed in this report must be approved by the voters at Town Meeting or by secret ballot.

The Town owns several Town Forests, a capital asset. These have in the past produced income for the Town and should continue to do so if properly managed. This income could be allocated to pay for specific capital improvement needs.

Following are the proposed capital needs for each department. Although the original article specifies a five year plan, we are also identifying needs which have been identified but may fall outside this five-year time frame. Projects determined to be routine maintenance (painting, etc) are not included in this plan,

### SCHOOL

<u>Item</u>	<u>Estim. Cost \$</u>	<u>Priority</u>
Roof Replacement	260,000	0-1 years
Gym Floor Replacement	34,000	0-1 years
New addition/Renovations	237,000	0-1 years
 Total	 531,000	

The method of paying for these school improvements would be with bonds arranged through the Maine Municipal Bond Bank.

### APPLETON FIRE DEPARTMENT

<u>Item</u>	<u>Estim. Cost \$</u>	<u>Priority</u>
800-1000 gal. pumper @ 1000gpm	125,000	1-2 years
2,000-2,500 gal. tank truck	75,000 - 100,000	3-5 years
Forestry Utility Vehicle	40,000	5+ years

The method for paying would be through installment payments from monies set aside in the Fire Truck Reserve Fund. Funds for the Fire Truck Reserve are appropriated at Town Meeting from property taxes.

### MUNICIPAL

<u>Item</u>	<u>Estim. Cost \$</u>	<u>Priority</u>
Ramp/entrance for handicap Accessibility*	5,000	0-2 years
New heating system	25,000	5-10 years
Lowering ceilings in public area of Town Hall	3,000-5,000	5-10 years

\*An inspection by the Secretary of State's Office, Bureau of Corporations, Elections and Commissions in 2004 revealed that upgrades to the Town Hall must be made to make the polls more accessible to voters.

## ROADS AND BRIDGES

<u>Item</u>	<u>Estim. Cost \$</u>	<u>Priority</u>
Fishtown Road Bridges (2)	400,000	1-3 years
Rebuild Sleepy Hollow Bridge	350,000	2-3 years
West Appleton Road (Replace culvert and rebuild hill)	500,000	2-5 years
West Appleton Road Culvert (Pettingill Stream)	50,000	5-10 years
Town House Hill Rd bridge	50,000	5-10 years
Collinstown Road Culvert (2)	100,000	5-10 years
Peasetown Bridge	150,000	10+ years

Accurate estimates for bridge and road projects are next to impossible to obtain as no contractor is able to give construction estimates beyond the next season. The above estimates, as well as the time-frame to commence work, are 'ballpark' estimates provided by the road commissioner. Funds for the road projects listed above would come from several sources: Town appropriations from property taxes, Local Road Assistance (State) funds, and other MDOT matching funds, if available.

## CONCLUSION

This Capital Improvement Plan represents the input of Committee members representing the four major departments of Town government. It is the sincere hope of the Committee members that this Plan be adopted by the Town and used for the purposes intended.

Respectfully submitted by the Capital Improvement Plan Committee.

<u>Member</u>	<u>Representing</u>
Phil Merrill (Chairman)	Appleton School Board
Jacob Boyington	Appleton Fire Department
Donald Burke	Selectman
David Gould	Road Commissioner
Taylor Vaughan	Selectman
James Pitman	Citizen